

1 BILL NO. R-84-07- 25

2 DECLARATORY RESOLUTION NO. R- 89-84

3 A DECLARATORY RESOLUTION designating
4 an "Economic Revitalization Area"
under I.C. 6-1.1-12.1.

5 WHEREAS, Petitioner has duly filed its petition dated
6 June 20, 1984, to have the following described property desig-
7 nated and declared an "Economic Revitalization Area" under Divi-
8 sion 6, Article II, Chapter 2 of the Municipal Code of the City
9 of Fort Wayne, Indiana, of 1974, as amended, and I.C. 6-1.1-12.1,
10 to-wit:

11 A part of the East 1/2 of the Northwest
12 1/4 of Section 23, Township 31 North,
13 Range 12 East, Allen County, Indiana,
14 being more particularly described as
15 follows: Commencing at a point on the
16 West line of the East 1/2 of the North-
17 west 1/4 of Section 23, Township 31
18 North, Range 12 East and 1053 feet North
19 of the Southwest corner of the East 1/2
20 of said Northwest 1/4 of Section 23,
21 Township 31 North, Range 12 East; thence
22 continuing North on the aforesaid West
line of the East 1/2 of the Northwest
1/4 of Section 23, Township 31 North,
Range 12 East, a distance of 175.0 feet
to a point; thence East and parallel
with the South line of said East 1/2 a
distance of 187.1 feet to a point; thence
South a distance of 175.0 feet to a point;
thence West a distance of 187.2 feet to the
point of beginning, containing 0.75 acres
of land, more or less;

23 said property more commonly known as 430 Council Drive, Fort
24 Wayne, Indiana 46825;

25 WHEREAS, it appears that said petition should be pro-
26 cessed to final determination in accordance with the provisions
27 of said Division 6.

28 NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL
29 OF THE CITY OF FORT WAYNE, INDIANA:

30 SECTION 1. That, subject to the requirements of Section
31 4, below, the property hereinabove described is hereby designated
32 and declared an "Economic Revitalization Area" under I.C. 6-1.1-

1 Page Two

2
3 12.1. Said designation shall begin upon the effective date of
4 the Confirming Resolution referred to in Section 3 of this Resolu-
5 tion and shall continue for one (1) year thereafter. Said desig-
6 nation shall terminate at the end of that one-year period.

7 SECTION 2. That upon adoption of this Resolution:

8 (a) Said Resolution shall be filed with the Allen
9 County Assessor;

10 (b) Said Resolution shall be referred to the Committee
11 on Finance and shall also be referred to the De-
12 partment of Economic Development requesting a re-
13 commendation from said department concerning the
14 advisability of designating the above designated
15 area an "Economic Revitalization Area";

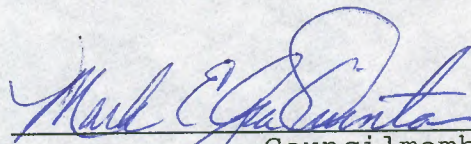
16 (c) Common Council shall publish notice in accordance
17 with I.C. 5-3-1 of the adoption and substance of
18 this Resolution and setting this designation as an
19 "Economic Revitalization Area" for public hearing;

20 (d) If this Resolution involves an area that has al-
21 ready been designated an allocation area under
22 I.C. 36-7-14-39, then the Resolution shall be re-
23 ferred to the Fort Wayne Redevelopment Commission
24 and said designation as an "Economic Revitalization
25 Area" shall not be finally approved unless said
26 Commission adopts a resolution approving the peti-
27 tion.

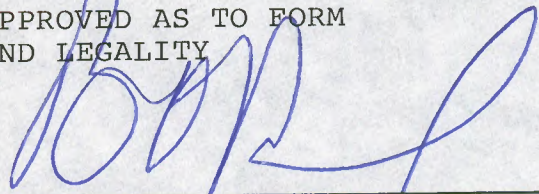
28 SECTION 2. That this Resolution shall be subject to
29 being confirmed, modified and confirmed or rescinded after public
30 hearing and receipt by Common Council of the above described re-
31 commendations and resolution, if applicable.

1 Page Three

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3 SECTION 4. That this Resolution shall be in full force
4 and effect from and after its passage and any and all necessary
5 approval by the Mayor.

6
7 
8 Councilmember

8 APPROVED AS TO FORM
9 AND LEGALITY

10 
11 Bruce O. Boxberger, City Attorney

12
13 FOX RIVER BOND
14 25% COTTON
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Read the first time in full and on motion by _____,
seconded by _____, and duly adopted, read the second time
by title and referred to the Committee _____ (and the City
Plan Commission for recommendation) and Public Hearing to be held after
due legal notice, at the Council Chambers, City-County Building, Fort Wayne,
Indiana, on _____, the _____ day of _____,
19_____, at _____ o'clock _____ .M., E.S.

DATE: _____

SANDRA E. KENNEDY, CITY CLERK

Read the third time in full and on motion by Six Junta,
seconded by Talarico, and duly adopted, placed on its
passage. PASSED (~~LOST~~) by the following vote:

| | <u>AYES</u> | <u>NAYS</u> | <u>ABSTAINED</u> | <u>ABSENT</u> | <u>TO-WIT:</u> |
|--------------------|-------------|-------------|------------------|---------------|----------------|
| <u>TOTAL VOTES</u> | <u>9</u> | _____ | _____ | _____ | _____ |
| <u>BRADBURY</u> | <u>✓</u> | _____ | _____ | _____ | _____ |
| <u>BURNS</u> | <u>✓</u> | _____ | _____ | _____ | _____ |
| <u>EISBART</u> | <u>✓</u> | _____ | _____ | _____ | _____ |
| <u>GiaQUINTA</u> | <u>✓</u> | _____ | _____ | _____ | _____ |
| <u>HENRY</u> | <u>✓</u> | _____ | _____ | _____ | _____ |
| <u>REDD</u> | <u>✓</u> | _____ | _____ | _____ | _____ |
| <u>SCHMIDT</u> | <u>✓</u> | _____ | _____ | _____ | _____ |
| <u>STIER</u> | <u>✓</u> | _____ | _____ | _____ | _____ |
| <u>TALARICO</u> | <u>✓</u> | _____ | _____ | _____ | _____ |

DATE: 7-24-84

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Passed and adopted by the Common Council of the City of Fort
Wayne, Indiana, as (~~ANNEXATION~~) (~~APPROPRIATION~~) (~~GENERAL~~)
(~~SPECIAL~~) (~~ZONING MAP~~) ORDINANCE (RESOLUTION) NO. B-89-84
on the 24th day of July, 1984,

ATTEST:

(SEAL)

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Ray A. Ebert
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana,
on the 25th day of July, 1984,
at the hour of 11:30 o'clock A. .M., E.S.T.

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Approved and signed by me this 25th day of July,
1984, at the hour of 3:00 o'clock Pm .M., E.S.T.

Win Moses, Jr.
WIN MOSES, JR., MAYOR

APPLICATION FOR DESIGNATION
AS AN ECONOMIC REVITALIZATION AREA
-REAL ESTATE TAX ABATEMENT-



This application is to be completed and signed by the owner of the property where development or rehabilitation is to occur. The City of Fort Wayne, Indiana, reviews this application for designation as an "Economic Revitalization Area" in regards to its responsibility under Public Law 69, enacted by the General Assembly of the State of Indiana in 1977; and all subsequent amendments made by the General Assembly thereafter.

1. Applicant Hubert Runkle
2. Owner(s) Precise Tooling Company, Inc.
3. Address of Owner(s) 430 Council Drive
Fort Wayne, Indiana 46825
4. Telephone Number of Owner(s) (219) 483-2890
5. Relationship of Applicant to Owner(s) if any Applicant owns all stock of Precise
6. Address of Applicant 2115 E. Paulding Road
Fort Wayne, Indiana
7. Telephone number of Applicant (219) 447-1037
8. Address of Property Seeking Designation 430 Council, Fort Wayne, Indiana
9. Legal Description of Property Proposed for Designation (may be attached) attached
10. Townwhip Washington
11. Taxing District Allen County

12. Current Zoning Industrial
13. Variance Granted (if any) none
14. Current Use of Property
- a. How is property presently used? Tool and die shop
- b. What Structure(s) (if any) are on the property? One small old building
- b. What is the condition of this structure/these structures? Poor
15. Current Assessed Value of Real Estate \$12,300
- a. Land \$8,700
- b. Improvements \$3,600
16. Amount of Total Property Taxes Owed During the Immediate Past Year
- Real estate tax \$917.24 and Personal property tax \$571.96
17. Description of Proposed Improvements to the Real Estate Steel building 50 x 60 x 14'
18. Development Time Frame
- a. When will physical aspects of development or rehabilitation begin? as soon as possible
- b. When is completion expected? within three months
19. Cost of Project (not including land costs) \$55,000

20. Permanent Jobs Resulting from Completed Project

a. How many permanent jobs will be employed at of in connection with the project after it is completed? _____
additional two to three jobs _____

lation of this new manufacturing equipment? _____ ?

b. What is the nature of those jobs? _____ machining dies & moulds _____

c. Anticipated time frame for reaching employment level stated above?

_____ one to two years _____

21. Additional municipal services necessitated by installation of new manufacturing equipment (e.g. enlargement of sewer, etc.) _____

_____ No _____

22. Undesirability for Normal Development .

What evidence can be provided that the project property is located in an area "which has become undesirable for, or impossible of, normal development and occupancy because of a lack of age, development, cessation of growth, deterioration of improvements or character of occupancy, obsolescence, substandard buildings or other factors which have impaired values or prevent a normal development of property or use of property"? _____

_____ N/A _____

23. How will the proposed designation further the economic development objectives of the City of Fort Wayne? _____

Adding employment and performing services for local businesses

24. Instrument Number of Commitments or Covenants Enforceably by the City of Fort Wayne or Allen County (if any). Provide brief description of same, or a copy thereof. _____

None that are known of

25. Zoning Restrictions

Will this project require a rezoning, variance, or approval before construction is initiated? _____ YES _____ ☒ NO

26. Financing on Project

What is the status of financing connected with this project?

\$24,750 by city

\$30,250 by company (Precise Tooling)

I hereby certify that the information and representation on this Application are true and complete.

Hubert Brunkle
Signature(s) of Owners

X 6/20/84
Date

Information Below to be filled in by Department of Economic Development:

Date Application Received: _____

Date Application Forwarded to Law Dept: _____

Date of Legal Notice Publication: _____

Date of Public Hearing: _____

Date of Building Permit: _____

Approved or Denied? Date: _____

Allocation Area: _____

EXAMINATION OF TITLE

TO

the following described real estate, to-wit:

A part of the East 1/2 of the Northwest 1/4 of Section 23, Township 31 North, Range 12 East, Allen County, Indiana, being more particularly described as follows: Commencing at a point on the West line of the East 1/2 of the Northwest 1/4 of Section 23, Township 31 North, Range 12 East and 1053 feet North of the Southwest corner of the East 1/2 of said Northwest 1/4 of Section 23, Township 31 North, Range 12 East; thence continuing North on the aforesaid West line of the East 1/2 of the Northwest 1/4 of Section 23, Township 31 North, Range 12 East, a distance of 175.0 feet to a point; thence East and parallel with the South line of said East 1/2 a distance of 187.1 feet to a point; thence South a distance of 175.0 feet to a point; thence West a distance of 187.2 feet to the point of beginning, containing 0.75 acres of land, more or less, commonly known as 430 Council Drive, Fort Wayne, Indiana.

6728
Admn. Appr. _____

DIGEST SHEET

TITLE OF ORDINANCE Declaratory Resolution 03-54-07-25

DEPARTMENT REQUESTING ORDINANCE Economic Development

SYNOPSIS OF ORDINANCE A Declaratory Resolution designating an "Economic
Revitalization Area" under I.C. 6-1.1-12.1.

(430 Council Drive - Precise Tooling Company, Inc.)

EFFECT OF PASSAGE Property presently being used for tool and die shop
will add a steel building to their facility creating more jobs and
enlarging the facility.

EFFECT OF NON-PASSAGE Opposite of the above.

MONEY INVOLVED (DIRECT COSTS, EXPENDITURES, SAVINGS) \$55,000.00

ASSIGNED TO COMMITTEE (PRESIDENT) _____